## - August 22, 2006 Meeting Minutes - Potomac Yard Fire Station & Affordable Housing Task Force

Chairman, Andrew Hall at the Cora Kelly School cafeteria on Commonwealth Avenue, called the meeting to order at 7:06pm.

The following Task Force Representatives were in attendance:

Andrew Hall, Del Ray Citizens Association

John Starcher, Warwick Village

Jim Schwartz, Arlington Fire Chief and Del Ray resident

Melissa Watson, Lynhaven Civic Association

Mariella Posey, NorthEast Citizens' Association

M. Patricia Schubert, ICCA

The following City employees were in attendance:

Del Pepper, City Council Member

Rob Krupicka, City Council Member

Jim Hartmann, City Manager

Michelle Evans, Deputy City Manager

Gary Mesaris, Fire Chief

Russell Middleton, Assistant Fire Chief

Vince Whitmore, Assistant Fire Chief

John North, Battalion Chief

Art Dahlberg, Director of Code Enforcement

Jannine Pennell, Deputy Director of Code Enforcement

Al Cox, Code Enforcement

Brain Hannigan, Public Information Officer

Jeff Farner, Development Division Chief, Planning and Zoning

Amy Tarce, Planning and Zoning

Colleen Rafferty, Planning and Zoning

Mildrilyn Davis, Office of Housing

Helen McIlvaine, Office of Housing

Sandy Murphy, Office of Management and Budget

The following guests were in attendance:

Amy Slack
Cathy Puskar, Walsh Colucci
Betty King
Duncan Blair
Judy Lowe
Kevin Hall, Potomac Yard Development
Lynn Kimmerly
Judy Harper
Andrew Rivera

Ted Kimmerly Larry Campbell Stephanie Campbell Sylvia Sibrover

Bruce McLeod, Commonwealth Consultants

David Fromm

August 22, 2006 Potomac Yard Fire Station & Affordable Housing Task Force Meeting Minutes

Minutes prepared by: Cameron Hall, Alexandria Fire Department

Following brief task force introductions, Jeff Farner spoke on the concept plans for the Potomac Yard development.

The concept plan measures the site at 295 acres and calls for 1927 units and 135,000 square feet of retail space, 5,000 square feet of that would be built in Landbay H. The land is divided into "Landbays" in order to make it easier to designate the bodies in the Yard and create neighborhoods.

Framework streets were created and will construct the size of the blocks within the Yard. The framework streets are Potomac Avenue, Main Street, East Glebe Road, Swann Avenue, Howell Avenue, and Custis Avenue. For comparison, the blocks will be longer and narrower than those in both Old Town and Del Ray, however the streets widths are similar to those in other sections of the City.

Edge conditions around the alleys will try and discourage traffic. This creates a problem with the turning radiuses for fire apparatus and other large service trucks. The conflict occurs when approaching from the south end of the Yard. Therefore, the fire station was planned for Landbay H, in the northern section of the development. Please see the attached presentation by planning and zoning for a graphic illustration of the turning radiuses. All units from all fleets (including surrounding jurisdictions) will fit through these streets. All trucks are generally the same in size and the developer looked at worst case scenarios, meaning the largest of the trucks can be maneuvered through the Yard and down the alleys.

The developer worked with the Code Enforcement division on solutions. Not only was the fire station proposed to cut down on response times, each building in the Yard will be sprinklered. The City found this to be a very good opportunity for a new station considering that the Windsor Avenue station is in need of extensive renovation.

Chief Mesaris reiterated that the Alexandria Fire Department focuses on service delivery. He further assured the group that this move would not negatively impact service delivery. The Del Ray area is covered with great redundancy. A map of the City's service delivery is attached. The department tries to maintain a goal of four-minute response to all areas of the city as part of the service delivery system. The east end of the city has great four-minute, redundant coverage. Unfortunately, many areas in the west end do not have such redundancy and some don't have four-minute coverage at all. The placement of stations is determined by the relation of each station to other stations. The system of service delivery is citywide not according to neighborhoods.

Only five of the eight fire stations in the City of Alexandria currently have EMS units. If the proposal is realized and a station is built in Potomac Yard, the Windsor Avenue station would maintain EMS capacity because too large of an area would be outside the four-minute response area.

The task force presented a list of questions to be answered by City staff, please see the attachment labeled PY Task Force Q&A 8/22/06.

If the station is built in Potomac Yard, renovations will move forward with Station 202 on Windsor Avenue. The current proposal is to create an "EMS station" with both a medic unit and an EMS Supervisor. The plans could also include a community meeting room. This provides for the flexibility of the station to be returned to a fire suppression station in the future if necessary.

Several residents located near the Windsor Avenue station expressed concerns over future developments of the station. Including a meeting room could create traffic and parking problems for the residents. Michelle Evans, Deputy City Manager, assured the group that community input would be sought before any decisions are made. Nothing has been finalized and limits could be made on the size of the room and the occupancy numbers. The plans for the renovations to station 202 have been put on hold until a decision is made about the Potomac Yard station.

The task force requested a listing of basic call types and the type of apparatus responding to those calls. Please see attachment. Also attached are the call box numbers associated with the Warwick Village section of Del Ray and the number of incidents in that area for the past five years. Warwick Village is not unlike many neighborhoods within the city in that two different stations would respond to the area as first due. One section of the area would have station 203, located on Cameron Mills Road as first due, while the remaining would consider station 202, Windsor Avenue as the first due. The first two numbers in the "call boxes" refer to the first due responding station. 53 would refer to station 203, while 52 refers to station 202.

Also included in the attachments is a map of Arlington's coverage into the City of Alexandria.

The next meeting will be held on Tuesday, August 29 at 7pm at the George Washington Middle School, 1005 Mount Vernon Avenue. The task force will also hold work sessions at the Mount Vernon Recreation Center at 2701 Commonwealth Avenue on Thursday, September 7 at 7pm, Sunday, September 10 at 2pm, and Thursday, September 14 at 6pm.